

**Annual Statement**  
**Part I: Summary**  
**CAPITAL FUND PROGRAM (CFP)**

U.S. Department of Housing  
and Urban Development  
Office of Public and Indian Housing

**2003 Replacement Housing**  
**Factor Funding Performance**  
**Eval. Report**

OMB Approval No. 2577-0157 (Exp. 7/31/95)

HA Name	<b>FAIRFAX COUNTY REDEVELOPMENT AND HOUSING AUTHORITY</b>	<b>CAPITAL FUND PROGRAM VA39P019502 03 R</b>	<b>FFY of RHFF 2003</b>
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Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost (2)	
		Original	Revised(1)	Obligated	Expended
1	Total Non-CGP Funds				
2	1408 Management Improvements	0			
3	1410 Administration	\$8,916		\$8,916	
4	1411 Audit	0			
5	1415 Liquidated Damages	0			
6	1430 Fees and Costs	\$80,253		\$4,030	\$4030
7	1440 Site Acquisition				
8	1450 Site Improvement				
9	1460 Dwelling Structures				
10	1465.1 Dwelling Equipment-Nonexpendable				
11	1470 Nondwelling Structures				
12	1475 Nondwelling Equipment				
13	1495.1 Relocation Costs				
14	1490 Replacement Reserve				
15	1502 Contingency (may not exceed 8% of line 16)	0			
16	Amount of Annual Grant (Sum of lines 2-15)	\$89,169			
17	Amount of line 16 Related LBP Activities				
18	Amount of line 16 Related to Section 504 Compliance				
19	Amount of line 16 Related to Security				
20	Amount of line 16 Related to Energy Conservation Measures				

Signature of Executive Director and Date  
X

Signature of Public Housing Director/Office of Native American Programs Administrator and Date  
X

**Annual Statement/**

Part II: Supporting Pages

Capital Fund program (CFP) RHF

U.S. Department of Housing  
and Urban Development  
Office of Public and Indian  
Housing

**Replacement Housing Fund 2003**  
**Performance Report March 2004**

Development Number/ Name HA - Wide Activities	General Description of Major Work Categories	Development Account Number	Quantity	Total Estimated Cost		Total Actual Cost		Status of Proposed Work (2)
				Original	Revised (1)	Funds Obligated (2)	Funds Expended (2)	
VA-19-38 Kingsley Park	Develop plans for the demolition and replacement of units at this development to provide more Handicap units and increase density for moderate income units.	1430		\$80253		\$4030	\$4030	Engineer hired to do site analysis
	Administration of plan	1410		\$ 8916		\$8916		
	* NOTE*  These funds are to be set aside until PHA accumulates adequate funds to undertake the plan. Fund will be totally obligated by September 2008.							

Signature of Executive Director and Date

Signature of Public Housing Director/Office of Native American Programs Administrator and Date



**Annual Statement****Part I: Summary****CAPITAL FUND PROGRAM (CFP)****U.S. Department of Housing  
and Urban Development**  
Office of Public and Indian Housing

OMB Approval No. 2577-0157 (Exp. 7/31/95)

HA Name

**FAIRFAX COUNTY REDEVELOPMENT AND HOUSING AUTHORITY****CAPITAL FUND PROGRAM  
VA39P01950104****FFY of CFP 2004**

Line No.	Summary by Development Account	Total Estimated Cost		Total Actual Cost (2)	
		Original	Revised (1)	Obligated	Expended
<b>1</b>	<b>Total Non-CGP Funds</b>				
<b>2</b>	<b>1408 Management Improvements</b>	<b>\$ 242,100</b>			
<b>3</b>	<b>1410 Administration</b>	<b>\$167,715</b>			
<b>4</b>	<b>1411 Audit</b>				
<b>5</b>	<b>1415 Liquidated Damages</b>				
<b>6</b>	<b>1430 Fees and Costs</b>	<b>\$65,000</b>			
<b>7</b>	<b>1440 Site Acquisition</b>				
<b>8</b>	<b>1450 Site Improvement</b>	<b>\$ 439,500</b>			
<b>9</b>	<b>1460 Dwelling Structures</b>	<b>\$698,753</b>			
<b>10</b>	<b>1465.1 Dwelling Equipment-Nonexpendable</b>				
<b>11</b>	<b>1470 Nondwelling Structures</b>				
<b>12</b>	<b>1475 Nondwelling Equipment</b>				
<b>13</b>	<b>1495.1 Relocation Costs</b>				
<b>14</b>	<b>1490 Replacement Reserve</b>				
<b>15</b>	<b>1502 Contingency (may not exceed 8% of line 16)</b>	<b>\$64, 089</b>			
<b>16</b>	<b>Amount of Annual Grant (Sum of lines 2-15)</b>	<b>\$1,677,157</b>			
<b>17</b>	<b>Amount of line 16 Related LBP Activities</b>				
<b>18</b>	<b>Amount of line 16 Related to Section 504 Compliance</b>	<b>\$ 190,000</b>			
<b>19</b>	<b>Amount of line 16 Related to Security</b>	<b>\$50,000</b>			
<b>20</b>	<b>Amount of line 16 Related to Energy Conservation Measures</b>	<b>\$100,000</b>			

Signature of Executive Director and Date

X

Signature of Public Housing Director/Office of Native American Programs Administrator and Date

X

Development Number/ Name HA - Wide Activities	General Description of Major Work Categories	Development Account Number	Quantity	Total Estimated Cost		Total Actual Cost		Status of Proposed Work (2)
				Original	Revised (1)	Funds Obligated (2)	Funds Expended (2)	
<b><u>VA-19-52</u></b> <b><u>Waters Edge</u></b>	Replace privacy fencing and storage buildings	1450		\$57,500				
	Replace Hot Water Heaters	1460		\$5,253				
	Install new kitchen cabinets & appliances	1460		\$66,500				
	Total Waters Edge			\$129,253				
<b><u>VA-19-30</u></b>	Replace older pitched roofs and gutters	1450		\$160,000				
<b><u>GREENWOOD</u></b> <b><u>D</u></b>	<i>Replace BonB fencing</i>	1450		\$32,000				
	Install new Laundry rooms	1460		\$210,000				
	Replace HWH and underground lines	1460		\$ 215,000				
	Repair parking lots and sidewalks	1460		\$157,000				
	Install new site lighting	1460		\$45,000				
	Total Greenwood			\$819,000				
Va050104 PHA WIDE	Fund Risk Management attendant	1408		\$50,000				
PHA WIDE	Fund hardware improvement for onsite work order system	1408		\$100,000				
PHA WIDE	Implement energy efficiency measures	1408		\$92,100				
PHA WIDE	A&E and printing	1430		\$65,000				
PHA Wide	Implement Accessibility measures for PH developments	1450		\$ 190,000				
VA050404 PHA WIDE	Fund CFP administrative positions	1410		\$174,711				
PHA WIDE 24asper2	Contingency	1502		\$64,089				

Signature of Executive Director and Date

Signature of Public Housing Director/Office of Native American Programs Administrator and Date

**Annual Statement/  
Performance and Evaluation**

**Part III:** Implementation Schedule  
Comprehensive Grant Program (CGP) Program  
year 2003

U.S. Department of Housing  
and Urban Development  
Office of Public and Indian Housing

OMB Approval No. 2577-0157 (Exp. 7/31/95)

Development Number/Name HA - Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates (2)
	Original	Revised (1)	Actual (2)	Original	Revised (1)	Actual (2)	
THE PARK va-19-06	6/05			6/07			
NEWINGTON STATION VA-19-04	6/05			6/07			
KINGSLEY PARK VA-19-38	6/05			6/07			
RESTON TOWNE CENTER VA-19-40	6/05			6/07			
PHA WIDE ENERGY & SECURITY MEASURES.	6/05			6/07			
PHA WIDE. Admin. Pos.	6/05			6/07			
PHA WIDE In House A&E	6/05			6/07			
PHA WIDE Advert. Printing/ Contingency	6/05			6/07			

(1) to be completed for the Performance and Evaluation Report or a Revised Annual Statement. (2) To be completed for the Performance and Evaluation Report.

Signature of Executive Director and Date

Signature of Public Housing Director/Office of Native American Programs Administrator and Date

**Annual Statement/  
Performance and Evaluation**  
**Part III:** Implementation Schedule  
 Comprehensive Grant Program (CGP) Program  
 year 2003

and Urban Development  
 Office of Public and Indian Housing

OMB Approval No. 2577-0157 (Exp. 7/31/95)

Development Number/Name HA - Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates (2)
	Original	Revised (1)	Actual (2)	Original	Revised (1)	Actual (2)	
KINGSLEY PARK VA-19-38	9/2008			9/2009			

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**Performance and Evaluation**

**Part III:** Implementation Schedule  
Comprehensive Grant Program (CGP) Program  
year 2004

OMB Approval No. 2577-0157 (Exp. 7/31/95)

Development Number/Name HA - Wide Activities	All Funds Obligated (Quarter Ending Date)			All Funds Expended (Quarter Ending Date)			Reasons for Revised Target Dates (2)
	Original	Revised (1)	Actual (2)	Original	Revised (1)	Actual (2)	
	Original	Revised (1)	Actual (2)	Original	Revised (1)	Actual (2)	
VA-19-52 Waters Edge	6/06			6/08			
VA-19-30 Greenwood	6/06			6/08			
PHA WIDE ENERGY & SECURITY MEASURES.	6/06			6/08			
PHA WIDE. Admin. Pos.	6/05			6/08			
PHA WIDE In House A&E	6/05			6/08			
PHA WIDE Advert. Printing/ Contingency	6/05			6/08			

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Signature of Executive Director and Date

Signature of Public Housing Director/Office of Native American Programs Administrator and Date

Page \_\_\_\_ of \_\_\_\_

Facsimile of form HUD-52842 (01/05/95)  
ref Handbook 7485.3**Five-Year Action Plan**

Part I: Summary Comprehensive Grant Program

U.S. Department of Housing  
and Urban Development  
Office of Public and Indian Housing

OMB Approval No. 2577-0157 (Exp. 06/30/93)



PHA/IHA Name <b>FCRHA</b>		Locality (City/County & State) <b>Fairfax, Virginia</b>			Original Revision No. <u>No.1</u>	
A. Development Number/Name/ Physical Improvements		Year1 FFY: <u>2004</u>	Year 2 FFY: <u>2005</u>	Year 3 FFY: <u>2006</u>	Year 4 FFY: <u>2007</u>	Year 5 FFY: <u>2008</u>
Va-19-06 The Park VA-19-11 Shadowood VA-19-27 Robinson Square Va-19-42 Old Mill VA-19-30 Greenwood VA-19-03 Rosedale Manor VA-19-04 Newington Station VA-19-32 West Ford II VA-19-40 Reston Town Center VA-19-34 West Ford III VA-19-29 Sheffield Village VA-19-33 West Ford I VA-19-52 Waters Edge VA-19-00 University Plaza VA-19- PHA WIDE energy VA-19- PHA WIDE Security VA-19- PHA WIDE Access/Reasonable Accom. Va-19-56 Greenwood II Va-19-38 Kingsley Park Va-19-05 West Glade Va-19-45 Ragan Oaks VA-19-35 Barros, North		See Annual Statement	\$426,000 \$305,200  \$305,000  \$75,000	\$235,000 \$112,000 \$332,100   \$89,000 \$31,532  \$265,000	\$297,000      \$344,000 \$295,000 \$367,800	\$561,000 \$348,000  \$92,000    \$480,000
B. Physical Improvements Subtotal			\$1,111,200	\$1,033,100	\$1,303,800	\$1,481,000
C. Management Improvements			\$150,000	\$180,000	\$50,000	
D. PHA-Wide Nondwelling Structures and Equipment			\$0	\$0	\$0	
E. Administration			\$167,700	\$167,700	\$167,700	\$167,700
F. Other			\$144,000	\$108,000	\$73,000	\$ 29,000
G. Replacement Reserve (Contingency)			\$104,010	\$156,668	\$82,500	
H. Total CGP Funds			\$1,677,000	\$1,677,000	\$1,677,000	\$1,677,000
I. Total Non-CGP Funds			\$0	\$0	\$0	
J. Grand Total			\$1,677,000	\$1,677,000	\$1,677,000	\$1,677,000
Signature of Executive Director			Date	Signature of Field Office Manager (Regional Administrator in co-located office)		Date
X				X		

FFY: <u>03</u>	Development Number/Name Major Work Category	Estimated Costs	Development Number/Name Major Work Category	Estimated Costs	Development Number/Name Major Work Category	Estimated Costs	Development Number/Name Major Work Category	Estimated Costs
	<b>VA-19-04</b> <b><u>Newington Station</u></b> Replace roofs & gutters \$80,000 Replace HVAC & HWH \$122,000 Replace Appliances \$55,000 Install new tile \$90,000 Install new Kit. Cabs and lighting. \$77,000 <b>Total Newington \$426,000</b>  <b><u>VA-19-32 WEST FORD II</u></b> Replace HVAC \$76,000 Replace Appliances \$35,000 Replace kitchen cabinets \$42,000 Install new light fixtures \$10,200 Replace bathroom fixtures \$65,000 & flooring \$77,000 Install tile \$305,200  <b>TOTAL WEST FORD II</b>		<b>VA-19-06 THE PARK</b> Replace HWH and HVAC units \$98,000 Replace kitchen cabinets, flooring & appliances <u>\$187,000</u> <b>Total for Park \$235,000</b>  <b><u>VA-19-11 SHADOWOOD</u></b> Replace Appl./cabs./w&d <u>\$112,000</u> <b>TOTAL for SHADOWOOD \$112,000</b>  <b><u>VA-19-27 Robinson Sq.</u></b> Replace Kit. Cabs & appliances <u>\$135,000</u> Flooring \$197,100 <b>Total Robinson Sq. \$332,100</b>  <b><u>VA-19-05 Green</u></b> Replace HVAC with High SEER split system.26 ph units \$195,000 Repair &repave parking lot \$45,000 Rebuild dumpster enclosures <u>\$25,000</u> <b>\$265,000</b>  <b>Total West Glade</b>  <b><u>Va-19-00 One University</u></b> Repave parking lot \$45,000 Replace roof at mech Area <u>\$44,000</u> <b>Total for One University \$89,000</b>		<b>VA-19-27</b> <b><u>Robinson Square</u></b> Fence shop \$15,000 Convert Maint building to warehouse/sprinkler/security. \$102,000 Shelving roofing & new interior finish <u>\$180,000</u> <b>Total Robinson Square \$297,000</b>  <b><u>VA-19-38 Kingsley</u></b> Replace roofs \$220,000 Rehab Laundry rooms \$84,000 Rehab Office <u>\$40,000</u> <b>Total Kingsley \$344,000</b>  <b><u>VA-19-05 West Glade</u></b> Rehab laundry room & comm.. building. Install HC bathroom. \$160,000 Install new kitchen at center <u>\$135,000</u> Replace roofs & gutters <b>\$295,000</b> <b>Total West Glade</b>  <b><u>VA-19-45 Ragan Oaks</u></b> Replace Cabinets and appliances \$154,000 Replace exterior trim /siding \$193,800 Convert 2 ground floor units to HC units. <u>\$ 20,000</u> <b>\$367,800</b>  <b>Total Ragan Oaks</b>		<b>VA-19-03</b> <b><u>Rosedale Manor</u></b> Kitchen Cabinets \$223,000 Appliances <u>\$125,000</u> <b>TOTAL ROSEDALE MANOR \$348,000</b>  <b>VA-19-29</b> <b><u>Sheffield Village</u></b> HVAC \$35,000 Flooring \$22,000 Kitchen Cabinets \$20,000 Appliances <u>\$15,000</u> <b>TOTAL SHEFFIELD VILLAGE \$92,000</b>  <b>VA-19-30</b> <b><u>Greenwood</u></b> Kitchen Cabinets \$289,800 Appliances \$217,000 Lighting <u>\$ 55,000</u> <b>TOTAL GREENWOOD \$561,000</b>  <b>VA-19-35</b> <b><u>Barros, North</u></b> Siding and Roofing \$150,000 HVAC, HWH, ref.,ranges, Exhaust fans and kitchen cabinets <u>\$330,000</u> <b>TOTAL BARROS, NORTH \$480,000</b>	
See								
Annual Statement								
	<b><u>Revised5yrplanII</u></b>							